

GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T

Town Planning - Tandur Municipality - Certain variation to the Master Plan - Change of land use of the land from Industrial use zone to Residential use in Sy.No.112/C of Malreddypally Village, Chincholi Road, Tandur Municipality to an extent of Ac.3.543 Cents - Draft Variation - Confirmed - Orders - Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No: 459

Dated:22-10-2010.

Read the following:-

- 1) G.O.Ms.No.482 MA., dated 19.9.2000.
- 2) From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.10665/2008/H, dated 7.3.2009.
- 3) Govt. Memo No.4977/H1/2009-1, dt:16-07-2010.
- 4) From the Commissioner of Printing, A.P. Extraordinary Gazette No.362, Part-I, dt:20-07-2010.
- 5) From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.10665/2008/H, dated:04-10-2010.

ORDER:-

The draft variation to the Tandur General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.482 MA., dated 19.09.2000 was issued in Government Memo. No.4977/H1/2009-1, Municipal Administration and Urban Development Department, dated 16.7.2010 and published in the Extraordinary issue of A.P. Gazette No. 362, Part-I, dated 20-07-2010. No objections and suggestions have been received from the public within the stipulated period. The Director of Town and Country Planning, Hyderabad in his letter dated 4.10.2010 has stated that the Municipal Commissioner, Tandur Municipality has informed that the applicant has paid an amount of Rs.57,355/- (Rupees Fifty seven thousand three hundred and fifty five only) towards conversion charges as per G.O.Ms.No.158., MA., dated 22.3.1996. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

T.S.APPA RAO
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Stationery and Stores Purchase, Hyderabad.
The Director of Town and Country Planning, Hyderabad.
The Regional Deputy Director of Town Planning, Hyderabad.
The Municipal Commissioner, Tandur Municipality, Ranga Reddy District.

Copy to:

The individual through the Municipal Commissioner, Tandur Municipality, Ranga Reddy District.
The District Collector, Ranga Reddy District, Hyderabad.
SF/SC.

//FORWARDED ::BY:: ORDER//

SECTION OFFICER
....2..

APPENDIX
NOTIFICATION

In exercise of the powers conferred by clause (a) of Sub- Section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920, the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Tandur Town, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No.362, Part-I, dated: 20-07-2010 as required by clause (b) of the said section.

VARIATION

a) The site in Sy.No.112/C of Malreddypally Village, Chincholi Road, Tandur Municipality to an extent of Ac.3.543 Cents, the boundaries of which are as shown in the schedule below and which is earmarked for Industrial use zone in the General Town Planning Scheme (Master Plan) of Tandur Town sanctioned in G.O.Ms.No. 482 MA., dated 19.9.2000, is designated for Residential use by variation of change of land use as marked “ABCDEFGH” as shown in the revised part proposed land use map GTP No:2/2010/H which is available in Municipal Office, Tandur Town, **subject to the following conditions; namely:-**

1. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
2. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
3. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. The change of land use shall not be used as the proof of any title of the land.
5. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.
7. The applicant shall furnish land conversion certificate for the proposed site under reference, while coming up for residential developments.
8. The applicant shall hand over the site affected portion in the alignment of proposed 40 feet side Master Plan road passing through the site.
9. The applicant shall obtain layout and permission from the competent authority before taking up any development activity in the site.
10. The applicant shall maintain 9 Mtrs. Buffer on west, north and eastern sides of the site under reference including setback / layout open spaces.
11. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North	:	Vacant land in S.No.112/Part (Industrial use as per the Master Plan)
East	:	Vacant land in S.No.109 (belonging to the applicant) (Industrial use as per the Master Plan)
South	:	Vacant land in S.No.112/Part (40 feet wide proposed Master Plan road and Park use as per the Master Plan)
West	:	Vacant land in S.No.113 (Industrial use as per the Master Plan)

T.S.APPA RAO
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER